

CITY PLAN COMMISSION
ARCHITECTURAL REVIEW BOARD MEETING

Monday, March 19, 2007 - 5:30 p.m.
Clayton City Hall - 10 N. Bemiston Ave. – 2nd Fl. Council Chambers
Clayton, Missouri 63105

For further information contact Catherine Powers at 290-8459

City Plan Commission/Architectural Review Board
A G E N D A

ROLL CALL

MINUTES – Regular Meeting of March 5, 2007

NEW BUSINESS

A. Detached Garage – Single Family Residential
7511 Westmoreland

Impervious Coverage Modification

Consideration of a request by Robert Winters, architect on behalf of John Rice, owner, to allow 59.9% total lot impervious coverage as a result of the construction of a new 2-car detached garage at the rear of the property. Article 15 (R-2 Single Family Dwelling District), Section 15.7 of the City's Zoning Ordinance authorizes the Plan Commission to modify up to an additional 5% over the impervious coverage maximum of 55% when the applicant can demonstrate just cause.

Architectural Review

Consideration of a request by Robert Winters, architect on behalf of John Rice, owner, for review of the design and materials associated with the construction of a 1 ½ story, 506 square foot, 2 car capacity detached brick and siding garage at the rear of the subject site.

Architectural Review

OLD BUSINESS

A. Signage – Budget Rent A Car
7638 Forsyth Boulevard

Consideration of a request by Budget Rent A Car Budget Rent A Car Systems, Inc. for review of the design and materials associated with a sign package to include a 15 sq. ft. wall mounted illuminated individual letters sign to be located on the front building façade.

NEW BUSINESS

A. Commercial Addition – Max's Restaurant
7750 Carondelet Ave.

Consideration of a request by Pat Hanon, owner, for review of the design and materials associated

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with the construction of a 1-story, 510 square foot brick and glass addition along the Bemiston Avenue elevation.

**B. Outdoor Seating – Benito’s Gelato
14 N. Central Ave.**

Consideration of a request by Diana, LLC, tenant, for review of the location and furniture associated with new outdoor seating. The outdoor seating area will provide seating for 8 patrons at 2 tables.

**C. Exterior Renovation – Commercial
7600 Forsyth Blvd.**

Consideration of a request by Salim Rangwala, architect on behalf of Bonan Properties, LLC, owner, for review of the design and materials associated with exterior façade renovations, installation of an ATM and an exterior chair lift to provide accessibility.

**D. Signage Sub-district – The Crescent
153 Carondelet Plaza**

Consideration of a request by M, K & C Crescent, LLC, for review of the design and materials associated with the establishment of a sign sub-district for The Crescent building.

ADJOURNMENT

Agenda topics may be deleted at any time prior to the Plan Commission / Architectural Review Board Meeting without further notice. To inquire about the status of agenda topics, call 290-8459 or 290-8453.